

# NOTICE OF SALE

STATE OF TEXAS

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BY VIRTUE OF AN ORDER OF SALE

ATASCOSA COUNTY

and issued pursuant to judgment decree(s) of the District Court of Atascosa County, Texas, by the Clerk of said Court on said date, in the hereinafter numbered and styled suit(s) and to me directed and delivered as Sheriff or Constable of said County, I have on February 22, 2022, seized, levied upon, and will, on the first Tuesday in April, 2022, the same being the 5th day of said month, at the Courthouse of the said County, in the City of Jourdanton, Texas, between the hours of 10 o'clock a.m. and 4 o'clock p.m. on said day, beginning at 10:00 AM, proceed to sell for cash to the highest bidder all the right, title, and interest of the defendants in such suit(s) in and to the following described real estate levied upon as the property of said defendants, the same lying and being situated in the County of Atascosa and the State of Texas, to-wit:

Sale #	Cause # Judgment Date	Acct # Order Issue Date	Style of Case	Legal Description	Adjudged Value
1	17-10-0906-CVA 10/27/21	28239 FEBRUARY 18, 2022	ATASCOSA COUNTY, ET AL VS. DAVID S. GONZALES, ET AL	LOT 3, BLOCK 58, BOWEN ADDITION TO THE CITY OF PLEASANTON, ATASCOSA COUNTY, TEXAS; ACCORDING TO THE DEEDS RECORDED IN VOLUME 66, PAGES 706-709, DEED RECORDS ATASCOSA COUNTY, TEXAS SITUS: 814 BOWEN ST 78064-2816	\$74,450.00
2	17-11-1066-CVA 01/07/22	33482 FEBRUARY 18, 2022	ATASCOSA COUNTY, ET AL VS. OSCAR DOUGLAS LOKEN, AKA OSCAR D. LOKEN, ET AL	LOT 14 AND THE EAST HALF OF LOT 15, SHADOW OAK ACRES (SOMETIMES REFERRED TO AS AKERS) SUBDIVISION, ATASCOSA COUNTY, TEXAS; ACCORDING TO THE DEED RECORDED IN VOLUME 593, PAGES 121-124, DEED RECORDS ATASCOSA COUNTY, TEXAS SITUS: 174 BIG LEAF RD	\$36,470.00
3	18-05-0453-CVA 08/25/21	27995 FEBRUARY 18, 2022	ATASCOSA COUNTY, ET AL VS. SILVINO ROBLES, ET AL	TRACT 1 A TRACT OF LAND MEASURING 70' X 100' OUT OF ORIGINAL LOT #264, SOMETIMES DESCRIBED AS ARBITRARY LOT 10, CITY OF PLEASANTON, ATASCOSA COUNTY, TEXAS; ACCORDING TO THE DEED RECORDED IN VOLUME 210, PAGES 248-249, DEED RECORDS, ATASCOSA COUNTY, TEXAS. SITUS: 636 E ADAMS ST SALE NOTES: ***Accounts 27995 and Account 27996 must be sold together. County code compliance liens pending.***	\$12,600.00
4	18-05-0453-CVA 08/25/21	27996 FEBRUARY 18, 2022	ATASCOSA COUNTY, ET AL VS. SILVINO ROBLES, ET AL	TRACT 2 A TRACT OF LAND MEASURING 77' X 100' OUT OF ORIGINAL LOT #264, SOMETIMES DESCRIBED AS ARBITRARY LOT 11, CITY OF PLEASANTON, ATASCOSA COUNTY, TEXAS; ACCORDING TO THE DEED RECORDED IN VOLUME 210, PAGES 248-249, DEED RECORDS, ATASCOSA COUNTY, TEXAS.  SITUS: 632 E ADAMS ST 78064-3614 SALE NOTES: ***Accounts 27995 and Account 27996 must be sold together. County code compliance liens pending.***	\$85,720.00

FILED 1:15 O'CLOCK P M  
MARGARET E. LITTLETON, DISTRICT CLERK

FEB 18 2022

CLERK DISTRICT COURT, ATASCOSA CO., TX  
BY B. V. Calabrese DEPUTY

13	18-09-0946-CVA 10/27/21	20963 FEBRUARY 18, 2022	ATASCOSA COUNTY, ET AL VS. JANICE THORP	TRACT 3 LOTS 2676, 2677, 2678, CITY OF CHRISTINE, ATASCOSA COUNTY, TEXAS; ACCORDING TO THE DEEDS RECORDED IN VOLUME 396, PAGES 14-15, AND IN VOLUME 396, PAGES 6-7 AND IN VOLUME 396, PAGES 8-9 AND IN PROBATE FILED IN VOLUME 854, PAGES 407-424, DEED RECORDS ATASCOSA COUNTY, TEXAS SITUS:	\$830.00
14	19-01-0073-CVA 10/27/21	30283 FEBRUARY 18, 2022	ATASCOSA COUNTY, ET AL VS. PHYLLIS DAVIDSON BELL, ET AL	LOT 73, BLOCK 6, PEEL ADDITION TO THE CITY OF PLEASANTON, ATASCOSA COUNTY, TEXAS; ACCORDING TO THE DEEDS RECORDED IN VOLUME 293, PAGES 54, VOLUME 297, PAGES 507-508 AND AFFIDAVIT OF HEIRSHIP RECORDED IN VOLUME 305, PAGES 524-525, DEED RECORDS ATASCOSA COUNTY, TEXAS SITUS: 1026 W OAKLAWN RD 78064-3956	\$86,470.00
15	19-01-0081-CVA 10/27/21	31288 FEBRUARY 18, 2022	ATASCOSA COUNTY, ET AL VS. JOSE M. SAUCEDA, SR., ET AL	LOTS 13 AND 14, BLOCK 75, CITY OF POTEET, ATASCOSA COUNTY, TEXAS; ACCORDING TO THE DEEDS RECORDED IN VOLUME 274, PAGES 165-166 AND IN VOLUME 406, PAGES 619-620, DEED RECORDS ATASCOSA COUNTY, TEXAS SITUS: 529 AVE J 78065	\$15,680.00
16	19-03-0284-CVA 01/07/22	21681 FEBRUARY 18, 2022	ATASCOSA COUNTY, ET AL VS. GUY MILLER JACKSON, AKA GUY M. JACKSON	TRACT 1 LOT 6484, BLOCK 301, CITY OF CHRISTINE, ATASCOSA COUNTY, TEXAS; ACCORDING TO THE DEED RECORDED IN VOLUME 299, PAGES 222-223, DEED RECORDS ATASCOSA COUNTY, TEXAS SITUS:	\$550.00
17	19-03-0284-CVA 01/07/22	20904 FEBRUARY 18, 2022	ATASCOSA COUNTY, ET AL VS. GUY MILLER JACKSON, AKA GUY M. JACKSON	TRACT 2 LOT 2477, BLOCK 130, CITY OF CHRISTINE, ATASCOSA COUNTY, TEXAS; ACCORDING TO THE DEED RECORDED IN VOLUME 299, PAGES 222-223, DEED RECORDS ATASCOSA COUNTY, TEXAS SITUS:	\$300.00
18	19-03-0290-CVA 10/27/21	19659 FEBRUARY 18, 2022	ATASCOSA COUNTY, ET AL VS. MONICO LUNA, ET AL	LOT 12, BLOCK 32, CITY OF CHARLOTTE, ATASCOSA COUNTY, TEXAS; ACCORDING TO THE DEED RECORDED IN VOLUME 303, PAGES 589-590, DEED RECORDS ATASCOSA COUNTY, TEXAS SITUS: 320 MADERO AVE	\$53,520.00
19	19-03-0292-CVA 01/07/22	21131 FEBRUARY 18, 2022	ATASCOSA COUNTY, ET AL VS. MRS. M.A. FISHER, ET AL	LOT 3452, CITY OF CHRISTINE, ATASCOSA COUNTY, TEXAS; ACCORDING TO THE DEED RECORDED IN VOLUME 39, PAGE 105, DEED RECORDS ATASCOSA COUNTY, TEXAS SITUS:	\$300.00
20	19-03-0293-CVA 08/25/21	20365 FEBRUARY 18, 2022	ATASCOSA COUNTY, ET AL VS. ESTELA PACHECO, ET AL	LOT 273, LOT 274, LOT 275, AND LOT 276, CITY OF CHRISTINE, ATASCOSA COUNTY, TEXAS; ACCORDING TO THE DEEDS RECORDED IN VOLUME 268, PAGES 62-63 AND IN VOLUME 163, PAGES 57-58, DEED RECORDS ATASCOSA COUNTY, TEXAS SITUS: 15TH ST	\$21,930.00
21	19-05-0504-CVA 10/27/21	23775 FEBRUARY 18, 2022	ATASCOSA COUNTY, ET AL VS. WILEY H. KAY	LOT 13, BLOCK 61, CITY OF JOURDANTON, ATASCOSA COUNTY, TEXAS; ACCORDING TO THE DEED RECORDED IN VOLUME 298, PAGES 812-813, DEED RECORDS ATASCOSA COUNTY, TEXAS ALONG WITH A 1992 14 X 52 FESTIVAL LIMITED MOBILE HOME LABEL # TEX0464776 SERIAL # TXFLN12A16369FD SITUS: 311 MAPLE ST	\$16,950.00

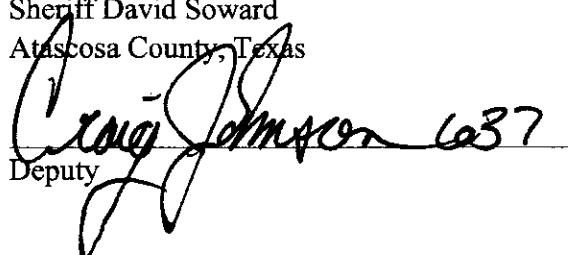
5	18-05-0454-CVA 10/27/21	21120 FEBRUARY 18, 2022	ATASCOSA COUNTY, ET AL VS. MURIEL MARTIN, ET AL	LOTS 3373, 3374, 3375, 3377, 3378, 3379, AND 3381, CITY OF CHRISTINE, ATASCOSA COUNTY, TEXAS; ACCORDING TO THE DEEDS RECORDED IN VOLUME 268, PAGES 439-440, VOLUME 289, PAGE 597 AND IN VOLUME 41, PAGE 490, DEED RECORDS, ATASCOSA COUNTY, TEXAS. SITUS: SALE NOTES: ***Accounts 21119 and 21120 must be sold together***	\$1,930.00
6	18-05-0455-CVA 01/07/22	21076 FEBRUARY 18, 2022	ATASCOSA COUNTY, ET AL VS. W. F. WORRELL, AKA WM. F. WORRELL	LOT 3172, BLOCK 113, CITY OF CHRISTINE, ATASCOSA COUNTY, TEXAS; ACCORDING TO THE DEED RECORDED IN VOLUME 39, PAGES 267, DEED RECORDS ATASCOSA COUNTY, TEXAS SITUS:	\$300.00
7	18-05-0461-CVA 01/07/22	21463 FEBRUARY 18, 2022	ATASCOSA COUNTY, ET AL VS. JOHN ADAM PECHACEK, JR., ET AL	LOT 4916, BLOCK 171, TOWN OF CHRISTINE, ATASCOSA COUNTY, TEXAS; ACCORDING TO THE DEED RECORDED IN VOLUME 111, PAGES 165-166, DEED RECORDS, ATASCOSA COUNTY, TEXAS SITUS:	\$550.00
8	18-05-0470-CVA 01/07/22	21075 FEBRUARY 18, 2022	ATASCOSA COUNTY, ET AL VS. R.M. WIMMELL, ET AL	LOT 3171, BLOCK 113, CITY OF CHRISTINE, ATASCOSA COUNTY, TEXAS; ACCORDING TO THE DEEDS RECORDED IN VOLUME 42, PAGES 225, VOLUME 44, PAGES 411-412, VOLUME 141, PAGES 451-452 AND IN INSTRUMENT #119385, DEED RECORDS ATASCOSA COUNTY, TEXAS SITUS:	\$300.00
9	18-07-0718-CVA 10/27/21	20421 FEBRUARY 18, 2022	ATASCOSA COUNTY, ET AL VS. HARRY HAMMOND, ET AL	LOT 599, CITY OF CHRISTINE, ATASCOSA COUNTY, TEXAS; ACCORDING TO THE DEED RECORDED IN INSTRUMENT #91714, DEED RECORDS ATASCOSA COUNTY, TEXAS SITUS: AVE C	\$26,670.00
10	18-09-0943-CVA 08/25/21	21119 FEBRUARY 18, 2022	ATASCOSA COUNTY, ET AL VS. ERNEST MARTIN, ET AL	LOTS 3372, 3376, 3380 AND 3382 IN THE TOWN OF CHRISTINE, SITUATED IN ATASCOSA COUNTY, TEXAS ACCORDING TO THE DEEDS RECORDED IN VOLUME 81, PAGES 25-26 AND IN VOLUME 79 PAGE 180 OF THE DEED RECORDS OF ATASCOSA COUNTY TEXAS SITUS: SALE NOTES: ***Accounts 21119 and 21120 must be sold together***	\$1,100.00
11	18-09-0946-CVA 10/27/21	21042 FEBRUARY 18, 2022	ATASCOSA COUNTY, ET AL VS. JANICE THORP	<b>TRACT 1</b> LOTS 3021, 3022, 3027 AND 3029, CITY OF CHRISTINE, ATASCOSA COUNTY, TEXAS; ACCORDING TO THE DEEDS RECORDED IN VOLUME 396, PAGES 12-13 AND IN VOLUME 396, PAGES 8-9 AND IN PROBATE FILED IN VOLUME 854, PAGES 407-424, DEED RECORDS ATASCOSA COUNTY, TEXAS SITUS:	\$1,100.00
12	18-09-0946-CVA 10/27/21	21066 FEBRUARY 18, 2022	ATASCOSA COUNTY, ET AL VS. JANICE THORP	<b>TRACT 2</b> LOTS 3121 AND 3122, CITY OF CHRISTINE, ATASCOSA COUNTY, TEXAS; ACCORDING TO THE DEEDS RECORDED IN VOLUME 396, PAGES 12-13, AND IN VOLUME 396, PAGES 8-9 AND IN PROBATE FILED IN VOLUME 854, PAGES 407-424, DEED RECORDS ATASCOSA COUNTY, TEXAS SITUS:	\$550.00

22	19-07-0674-CVA 08/25/21	20888 FEBRUARY 18, 2022	ATASCOSA COUNTY, ET AL VS. LORRAINE KING	LOT 2412, BLOCK 130, TOWNSITE OF CHRISTINE, ATASCOSA COUNTY, TEXAS; ACCORDING TO THE DEED RECORDED IN VOLUME 276, PAGES 45-46, AND BEXAR COUNTY PROBATE #125547 FILED IN VOLUME 353, PAGES 43-45, DEED RECORDS ATASCOSA COUNTY, TEXAS SITUS:	\$300.00
23	19-07-0677-CVA 01/07/22	21238 FEBRUARY 18, 2022	ATASCOSA COUNTY, ET AL VS. MRS. R.I. SNOWDEN	LOT 3922, BLOCK 143, TOWNSITE OF CHRISTINE, ATASCOSA COUNTY, TEXAS; ACCORDING TO THE DEED RECORDED IN VOLUME 70, PAGES 258-259, DEED RECORDS ATASCOSA COUNTY, TEXAS SITUS:	\$300.00
24	19-07-0678-CVA 04/28/21	21613 FEBRUARY 18, 2022	ATASCOSA COUNTY, ET AL VS. ROBERT ALLEN, ET AL	LOT 5809, BLOCK 239, TOWNSITE OF CHRISTINE, ATASCOSA COUNTY, TEXAS; ACCORDING TO THE DEED RECORDED IN VOLUME 49, PAGE 204, DEED RECORDS ATASCOSA COUNTY, TEXAS SITUS: 104500	\$300.00
25	19-07-0682-CVA 11/17/21	20663 FEBRUARY 18, 2022	ATASCOSA COUNTY, ET AL VS. MAUDE SMITH, ET AL	TRACT 1 LOT 1557, BLOCK 98, TOWNSITE OF CHRISTINE, ATASCOSA COUNTY, TEXAS; ACCORDING TO THE DEED RECORDED IN VOLUME 39, PAGE 113, DEED RECORDS ATASCOSA COUNTY, TEXAS SITUS:	\$300.00
26	19-07-0682-CVA 11/17/21	20346 FEBRUARY 18, 2022	ATASCOSA COUNTY, ET AL VS. MAUDE SMITH, ET AL	TRACT 2 LOT 8, BLOCK 1, TOWNSITE OF CHRISTINE, ATASCOSA COUNTY, TEXAS; ACCORDING TO THE DEED RECORDED IN VOLUME 40, PAGE 100, DEED RECORDS ATASCOSA COUNTY, TEXAS SITUS:	\$550.00
27	19-07-0682-CVA 11/17/21	21022 FEBRUARY 18, 2022	ATASCOSA COUNTY, ET AL VS. MAUDE SMITH, ET AL	TRACT 3 LOT 2926, BLOCK 150, TOWNSITE OF CHRISTINE, ATASCOSA COUNTY, TEXAS; ACCORDING TO THE DEED RECORDED IN VOLUME 40, PAGE 253, DEED RECORDS ATASCOSA COUNTY, TEXAS SITUS:	\$300.00
28	19-09-0875-CVA 08/25/21	21362 FEBRUARY 18, 2022	ATASCOSA COUNTY, ET AL VS. VIOLA S. QUICK, ET AL	LOT 4477, BLOCK 175, TOWNSITE OF CHRISTINE, ATASCOSA COUNTY, TEXAS; ACCORDING TO THE DEEDS RECORDED IN VOLUME 40, PAGE 222, IN VOLUME 428, PAGES 359-370, AND IN VOLUME 437, PAGES 190-192, DEED RECORDS ATASCOSA COUNTY, TEXAS SITUS:	\$550.00
29	19-09-0877-CVA 11/17/21	24688 FEBRUARY 18, 2022	ATASCOSA COUNTY, ET AL VS. ESTER DAVILA PARADA	LOTS 10 AND 12, BLOCK 257, CITY OF JOURDANTON, ATASCOSA COUNTY, TEXAS; ACCORDING TO THE DEED RECORDED IN INSTRUMENT #149450, DEED RECORDS ATASCOSA COUNTY, TEXAS SITUS:	\$15,750.00
30	19-12-1102-CVA 11/17/21	20523 FEBRUARY 18, 2022	ATASCOSA COUNTY, ET AL VS. WALTER B. SCOTT, ET AL	LOT 1113, BLOCK 80, TOWNSITE OF CHRISTINE, ATASCOSA COUNTY, TEXAS; ACCORDING TO THE DEED RECORDED IN VOLUME 42, PAGE 119, DEED RECORDS ATASCOSA COUNTY, TEXAS SITUS: 93110	\$300.00
31	19-12-1104-CVA 11/17/21	21316 FEBRUARY 18, 2022	ATASCOSA COUNTY, ET AL VS. MARCOS FRIAS, AKA MARCOS FRIOS	LOT 4273, BLOCK 192, TOWNSITE OF CHRISTINE, ATASCOSA COUNTY, TEXAS; ACCORDING TO THE DEED RECORDED IN VOLUME 175, PAGE 567, DEED RECORDS ATASCOSA COUNTY, TEXAS SITUS:	\$300.00

32	19-12-1106-CVA 11/17/21	20449 FEBRUARY 18, 2022	ATASCOSA COUNTY, ET AL VS. A.C. STEMMONS, ET AL	LOT 850, BLOCK 58, TOWNSITE OF CHRISTINE, ATASCOSA COUNTY, TEXAS.; ACCORDING TO THE DEED RECORDED IN VOLUME 87, PAGES 4-5, DEED RECORDS ATASCOSA COUNTY, TEXAS SITUS:	\$300.00
33	20-06-0487-CVA 11/30/20	24310 FEBRUARY 18, 2022	ATASCOSA COUNTY, ET AL VS. JOSE C. RAMIREZ, JR.	LOT 7, BLOCK 193, CITY OF JOURDANTON, ATASCOSA COUNTY, TEXAS; ACCORDING TO THE DEEDS RECORDED IN VOLUME 307, PAGES 570-571, AND IN VOLUME 468, PAGES 425-427, DEED RECORDS ATASCOSA COUNTY, TEXAS SITUS: 807 WILLOW ST	\$55,030.00
34	20-08-0740-CVA 11/17/21	29917 FEBRUARY 18, 2022	ATASCOSA COUNTY, ET AL VS. DORA TREVINO PEREZ VELASQUEZ GUAJARDO	LOTS 7 AND 30, BLOCK 2-A, NORTH PLEASANTON ADDITION TO THE CITY OF PLEASANTON, ATASCOSA COUNTY, TEXAS; ACCORDING TO THE DEED RECORDED IN VOLUME 855, PAGES 27-28, DEED RECORDS ATASCOSA COUNTY, TEXAS SITUS: WACO ST & DALLAS	\$7,500.00
35	20-12-1035-CVA 10/27/21	30902 FEBRUARY 18, 2022	ATASCOSA COUNTY, ET AL VS. JUAN AGUERO, ET AL	LOT 1, BLOCK 33, CITY OF POTEET, ATASCOSA COUNTY, TEXAS; ACCORDING TO THE DEEDS RECORDED IN VOLUME 359, PAGES 55-66, AND IN VOLUME 358, PAGES 1-3, DEED RECORDS ATASCOSA COUNTY, TX SITUS: AVENUE F	\$12,430.00
36	21-05-0356-CVA 10/27/21	32285 FEBRUARY 18, 2022	ATASCOSA COUNTY, ET AL VS. MARIA ISABEL CARDENAS	LOT 33, ROYAL OAKS SUBDIVISION, ATASCOSA COUNTY, TEXAS; ACCORDING TO THE DEED RECORDED IN INSTRUMENT #101856, DEED RECORDS ATASCOSA COUNTY, TEXAS SITUS: SECOND	\$241,440.00

(any volume and page references, unless otherwise indicated, being to the Deed Records, Atascosa County, Texas, to which instruments reference may be made for a more complete description of each respective tract.) or, upon the written request of said defendants or their attorney, a sufficient portion of the property described above shall be sold to satisfy said judgment(s), interest, penalties, and cost; and any property sold shall be subject to the right of redemption of the defendants or any person having an interest therein, to redeem the said property, or their interest therein, within the time and in the manner provided by law, and shall be subject to any other and further rights to which the defendants or anyone interested therein may be entitled, under the provisions of law. Said sale to be made by me to satisfy the judgment(s) rendered in the above styled and numbered cause(s), together with interest, penalties, and costs of suit, and the proceeds of said sales to be applied to the satisfaction thereof, and the remainder, if any, to be applied as the law directs.

Dated at Jourdanton, Texas, February 22, 2022

Sheriff David Soward  
Atascosa County, Texas  
By  637  
Deputy

#### Notes:

The Minimum Bid is the lesser of the amount awarded in the judgment plus interest and costs or the adjudged value. However, the Minimum Bid for a person owning an interest in the property or for a person who is a party to the suit (other than a taxing unit), is the aggregate amount of the judgments against the property plus all costs of suit and sale. ALL SALES SUBJECT TO CANCELLATION WITHOUT PRIOR NOTICE. THERE MAY BE ADDITIONAL TAXES DUE ON THE PROPERTY WHICH HAVE BEEN ASSESSED SINCE THE DATE OF THE JUDGMENT. For more information, contact your attorney or LINEBARGER GOGGAN BLAIR & SAMPSON, LLP, attorney for plaintiffs, at (210) 225-4422